



## **ZONING & PLATTING BOARD OF REVIEW REGULAR MEETING NOTICE & AGENDA**

**Thursday, August 18<sup>th</sup>, 2016 at 6:30 p.m.**

**Narragansett Town Hall  
25 Fifth Avenue  
Narragansett, RI 02882  
(401) 789-1044**

### **ZONING AND PLATTING BOARD OF REVIEW**

#### **Chairman**

James P. Manning

#### **Vice Chairman**

Anthony Brunetti

#### **Secretary**

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#### **Members**

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#### **Alternate Members**

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##### **Director**

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##### **Staff**

Jill Sabo

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#### **Clerk of the Board**

Denise Buonanno Russ

#### **Zoning Enforcement**

##### **Officer**

Anthony Santilli

### **CONVENE/ROLL CALL:**

### **ABSENT WITH CAUSE:**

#### **1C: Meeting minutes from July 7, 2016**

**2R: Public Hearing: Helen Reilley – Assessor's Plat M, Lot 71 - (1 Louise Avenue)** for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled 'Zoning', specifically a Special Use Permit from the Coastal and Freshwater Wetlands Overlay District (Section 4.3), a Variance from the Dimensional Regulations (Section 6.4), and a Variance from the Supplementary Lot & Bulk Regulations (Section 7.6) to demolish an existing dwelling and to construct a new dwelling with a deck at the above-referenced property.

**3R: Public Hearing: Lena Carbone – Assessor's Plat M, Lot 167-163 – (52 Follett Road)** for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled 'Zoning', specifically a Variance from the Breakwater Village Special District (Section 4.8.1.5) and a Variance and Special Use Permit from the Coastal Resources Overlay District (Section 4.4) to demolish an existing front-yard deck and construct a smaller front-yard deck as well as construct a side-yard deck at the above-referenced property.

**4R: Public Hearing: Bogdon Nowak - Assessor's Plat E, Lot 142 & 159 – (268 Ocean Road)** for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled 'Zoning', specifically Variance and Special Use Permit from the Coastal Resources Overlay District (Section 4.4) to construct a retaining wall, install a fence and stairs, and modify the grades of the existing lawn area to level the topography of the rear yard area at the above-referenced property.

**5R: Public Hearing: Bogdon Nowak – Assessor's Plat E, Lot 143 & 158 – (272 & 272A Ocean Road)** for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled 'Zoning', specifically a Special Use Permit from the Table of Use Regulations (Section 6.1), a Variance from the Dimensional Regulations (Section 6.4), and a Special Use Permit from Alterations to Non-Conforming Structures and Uses (Section 10.1) to demolish an existing single family structure and construct a new single family structure at the above-referenced property.

**6R: Public Hearing: Brian Timpson – Assessor's Plat N-F, Lot 627 - (14 Tanglewood Trail)** for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled 'Zoning', specifically a Variance from the

Dimensional Regulations (Section 6.4) to construct an in-ground pool at the above-referenced property.

**7R: Public Hearing: John & Donna Masterson – Assessor's Plat N-H, Lots 249, 250 & 251 – (3 Summit Avenue)** for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled 'Zoning', specifically a Variance from the Dimensional Regulations (Section 6.4) to demolish an existing dwelling and construct a new dwelling with attached garage, porches, decks, and patios at the above-referenced property.

REPORTS FROM STAFF / ADJOURNMENT

**Posted 8/12/16**